

## \$284,900 - 202 10909 103 Avenue, Edmonton

MLS® #E4417814

### \$284,900

2 Bedroom, 2.00 Bathroom, 1,132 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

CONCRETE BUILDING & What a beautiful 2 bedroom condo, that offers a very open concept with a wonderful kitchen with Granite counter tops and lots of cupboards and is open to the living room. The Master Bedroom boasts a 4 pc bathrooms and very nice walk in closet. The 2nd bedroom is also a nice size and its attached to the 2nd 4pc bathroom. This unit also offers a in-suite laundry that is tucked away in the large 11'x7' storage room. The balcony is huge and wonderful to entertain and bbq in the summer or winter. Your parking is underground with security cameras and there is a nice fitness room to enjoy. This is a wonderful building and a great location close to LRT, shopping, mall, Grant McEwan University and much much more.

Built in 2004

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4417814  |
| Price          | \$284,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,132     |
| Acres          | 0.00      |
| Year Built     | 2004      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Apartment High Rise    |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 202 10909 103 Avenue |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 2W7              |

### Amenities

|           |   |
|-----------|---|
| Amenities | Air Conditioner, Detectors Smoke, Exercise Room, Parking-Visitor, Security Door |
| Parking   | Heated, Underground   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| # of Stories      | 17   |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Concrete, Stucco   |
| Exterior Features | Public Transportation, Schools, Shopping Nearby, Sloping Lot |
| Roof              | Tar & Gravel   |
| Construction      | Concrete, Stucco   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 13th, 2025 |
| Days on Market | 95                 |

|           |         |
|-----------|---------|
| Zoning    | Zone 12 |
| Condo Fee | \$558   |

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Listing information last updated on April 18th, 2025 at 2:17pm MDT